

**AMENDED**  
City Hall  
80 Broad Street  
March 10, 2015  
5:00 p.m.

**CITY COUNCIL**

**A. Roll Call**

**B. Invocation – Councilmember Lewis**

**C. Pledge of Allegiance**

**D. Presentations and Recognitions**

1. Recognition of AmeriCorps VISTA members
2. Presentation of the American Council of Engineering Companies of South Carolina 2015 Engineering Excellence Awards – State Finalist, City of Charleston and Thomas & Hutton for Forest Acres Drainage Improvement Project
3. Proclamation recognizing American Red Cross Month *(to be placed on Councilmembers' desks)*
4. Police Department Update Presentation, Chief Mullen

**E. Public Hearings**

**F. Act on Public Hearing Matters**

**G. Approval of City Council Minutes:**

1. February 24, 2015

**H. Citizens Participation Period**

**I. Petitions and Communications:**

1. Golf Commission Appointment – Mr. Billy Wise
2. Charleston Museum Board of Trustees Appointments – Councilmember Robert Mitchell and Councilmember Kathleen Wilson

**J. Council Committee Reports:**

1. **Committee on Traffic and Transportation (Meeting was held on Thursday, March 5, 2015 at 9:30 a.m.):**

- a (i).An ordinance to amend the Code of the City of Charleston, South Carolina, Chapter 31, to add thereto a new Article V relating to Transportation Network Companies (Discussion Only)
- 2. **Committee on Public Works and Utilities: (Meeting was held on Monday, March 9, 2015 at 4:00 p.m.)**
  - a. Acceptance and Dedication of Rights-of-Way and Easements
    - **Bolton's Landing Phase 9B.2** – Acceptance and dedication of a portion of Moonlight Drive (55-foot and 48-foot rights-of-way), Boom Vang Lane (40-foot right-of-way), and a portion of Batten Drive (55-foot right-of-way).
    - i. Plats (Four)
    - ii. Exclusive Storm Water Drainage Easements (Two)
    - iii. Title to Real Estate
- 3. **Committee on Ways and Means:**
  - (Bids and Purchases
  - (Budget, Finance and Revenue Collections: Approval of the 2015 Master Lease Purchase Financing Agreement with U.S. Bancorp in the amount of \$5,795,750 [Ordinance]
  - (Police Department: Approval to submit the 2015 Smart Policing Initiative Competitive grant application to the Office of Justice Program, Bureau of Justice Assistance in the amount of \$662,699 to purchase body worn cameras, travel, video data storage, and data systems integration. There is no City match requested with this grant application. Due to time constraints, this grant was submitted on March 9, 2015.
  - (Office of Cultural Affairs: Approval to submit a grant application to the SC Arts Commission in the amount of \$10,000 for the Lowcountry Quarterly Grants Program. A City match of \$10,000 is required. The grant period is 7/1/15 through 6/30/16. The matching funds will be included in the 2016 budget if the grant is awarded.
  - (Public Service: Approval of the budget and Spring/Fishburne US 17 Drainage & Transportation Improvements – Division III Federal Match (Phase 2) Construction Contract with Crowder Construction in the amount of \$25,518,511.36 for the remaining surface improvements to US17 and adjacent roadways and included drop shafts. This is the second phase of a 5 phase project to alleviate drainage issues on the Septima Clark Parkway.
  - (Public Service: Approval of the Spring/Fishburne Drainage Improvement Project Design Contract Amendment No. 11 in the amount of \$2,558,145 to the original contract for Construction Engineering & Inspection services for Phase 2 of the Septima Clark Parkway Project (Spring/Fishburne). The scope and scale of this phase of the project, as well as the requirements of the LPA program, will require extensive and close inspection of the construction activities. Services include contract management and administration, engineering, inspection and testing, verification surveying, and public relations and informational meetings.

(Consider the following annexations:

- Property on River Road (TMS#312-00-00-065) 19.4 acres, Johns Island (District 5)
- 1680 Boone Hall Drive (TMS#353-14-00-146) 0.18 acre, West Ashley (District 2)
- 1618 Jessamine Road (TMS#351-12-00-088) 0.22 acre, West Ashley (District 9)
- Ashley River Road (TMS#355-16-00-019) 4.02 acres, West Ashley (District 2)

(Executive Session regarding Contractual Negotiations

*Give first reading to the following bills coming from Ways and Means:*

An ordinance to authorize the execution and delivery of Lease/Purchase Agreements with U.S. Bancorp Government Leasing and Finance, Inc. in order to provide for the acquisition of certain Police, Fire, Public Service, Fleet, Stormwater, Information Technology and lighting equipment and vehicles; to provide the terms and conditions of such Lease/Purchase Agreements; to provide for the granting of a security interest to secure all obligations of Lessee under the Lease/Purchase Agreements; to authorize the execution and delivery of all documents necessary or appropriate to the consummation of such Lease/Purchase Agreements; and to provide for other matters related thereto.

An ordinance to provide for the annexation of property known as property on River Road (19.14 acres) (TMS# 312-00-00-065), Johns Island, Charleston County, to the City of Charleston, shown within the area annexed upon a map attached hereto and make it part of District 5.

An ordinance to provide for the annexation of property known as 1680 Boone Hall Drive (0.18 acre) (TMS# 353-14-00-146), West Ashley, Charleston County, to the City of Charleston, shown within the area annexed upon a map attached hereto and make it part of District 2.

An ordinance to provide for the annexation of property known as 1618 Jessamine Road (0.22 acre) (TMS# 351-12-00-088), West Ashley, Charleston County, to the City of Charleston, shown within the area annexed upon a map attached hereto and make it part of District 9.

An ordinance to provide for the annexation of property known as Ashley River Road (4.02 acres) (TMS# 355-16-00-019), West Ashley, Charleston County, to the City of Charleston, shown within the area annexed upon a map attached hereto and make it part of District 2.

**K. Bills up for Second Reading:**

1. *An ordinance to amend The Charleston Downtown Plan, adopted by Charleston City Council on November 23, 1999, by modifying the text and images in Section 9.2 - Upper King/Meeting corridor relating to land use and public open space.*
2. *An ordinance to amend the Zoning Ordinance of the City of Charleston by changing the Zone Map, which is a part thereof, so that 480 East Bay Street (Peninsula)*

*(approximately 1.03 acres) (TMS #459-13-04-016) (Council District 4), be rezoned from 50/25 and WP Old City Height District Classifications to 55/30V Old City Height District Classification.*

- 3. An ordinance to amend the Zoning Ordinance of the City of Charleston, Section 54-204.2, to change the definition of a Temporary Portable Storage Unit to include the trailer portion of a tractor trailer, boxcars, and shipping containers.*
- 4 An ordinance authorizing the Mayor to execute the necessary documents to enter into that certain 9<sup>th</sup> Amendment to the Purchase Agreement and Second Amendment to the Temporary Staging Agreement between the City of Charleston and Concord Park Associates, LLC, a Delaware limited liability company for the Concord Park Site, said property being located in the City and County of Charleston, State of South Carolina, said 9<sup>th</sup> Amendment to the Purchase Agreement and Second Amendment to the Temporary Staging Agreement being marked as Exhibit A, attached hereto and incorporated by reference herein.*
- 5. An ordinance to amend Ordinance #2014-076 providing for the annexation of property on Conservancy Lane (93.49 acres) (TMS# 307-00-00-009), West Ashley, Charleston County, to the City of Charleston, by deleting the map attached to the aforesaid Ordinance and substituting in its place and stead the corrected map, marked as Exhibit A, attached hereto and incorporated by reference herein.*
- 6. An ordinance to amend Ordinance #2014-079 providing for the zoning of property on Conservancy Lane (West Ashley) (93.49 acres) (TMS# 307-00-00-009) (Council District 5), by deleting the map attached to the aforesaid Ordinance and substituting in its place and stead the corrected map, marked as Exhibit A, attached hereto and incorporated by reference herein.*
- 7. An ordinance to provide for the annexation of properties on Pinefield Drive (19.36 acres) (TMS# 271-00-01-041; 271-00-01-046, 271-00-01-048 (a portion), 271-00-01-052, 271-00-01-053, 271-00-01-054, 271-00-01-055, 271-00-01-068, 271-00-01-069, 271-00-01-070, 271-00-01-071, 271-00-01-072 and 271-00-01-109), Cainhoy, Berkeley County, to the City of Charleston and includes all marshes, public waterways, and public rights-of-way, shown within the area annexed upon a map attached hereto and make it part of District 1. (DEFERRED)*
- 8. An ordinance to amend the Zoning Ordinance of the City of Charleston by changing the Zone Map, which is a part thereof, so that properties on Pinefield Drive (Cainhoy) (19.36 acres) (TMS #271-00-01-041, 046, a portion of 048, 052, 053, 054, 055, 068, 069, 070, 071, 072 and 109) (Council District 1), be zoned Single-Family Residential (SR-6) classification. (DEFERRED)*
- 9. An ordinance to provide for the annexation of property known as Clements Ferry Road and Heidie Lane (30.23 acres) (TMS # 267-00-00-004, 267-00-00-010, 267-00-00-050, 267-00-00-051, 267-00-00-052, 267-00-00-053, 267-00-00-054,*

*267-00-00-055, 267-00-00-56, 267-00-00-057, 267-00-00-069, and 267-00-00-071), Cainhoy, Charleston County, to the City of Charleston, shown within the area annexed upon a map attached hereto and make it part of District 1. (DEFERRED)*

- 10. An ordinance to amend the Zoning Ordinance of the City of Charleston by changing the Zone Map, which is a part thereof, so that property located on Main Road (West Ashley) (1.10 acres) (a portion of TMS# 285-00-00-177) (Council District 5), be zoned General Business (GB) classification. (DEFERRED FOR PUBLIC HEARING)*
- 11. An ordinance to amend Chapter 54 of the Code of the City of Charleston (Zoning Ordinance) by adding to Sec. 54-223 (a) thereof (Amusement and Recreation Services, AR Overlay Zone) a provision prohibiting sightseeing services by air and by amending Sec. 54-202 (d) and the Zoning Map so as to extend the AR Overlay Zone over the entire peninsula of the City. (DEFERRED)*

#### **L. Bills up for First Reading**

- 1. An ordinance to amend the Zoning Ordinance of the City of Charleston by changing the Zone Map, which is a part thereof, so that property on River Road (Johns Island) (approximately 26.86 total acres) (TMS #312-00-00-208 and approximately 22.73 acres of 312-00-00-064) (Council District 5), be rezoned from Conservation (C) classification to Rural Residential (RR-1) classification.*
- 2. An ordinance to amend the Zoning Ordinance of the City of Charleston by changing the Zone Map, which is a part thereof, so that property on River Road (Johns Island) (total of 19.14 acres) (TMS #312-00-00-065) (Council District 5), be zoned Single Family Residential (SR-1) classification (11.94 acres) and Conservation (C) classification (7.20 acres).*
- 3. An ordinance to amend the Code of the City of Charleston, South Carolina, Chapter 5, Section 19 to define the term vicious animal.*
- 4. An ordinance to amend the Zoning Ordinance of the City of Charleston by changing the Zone Map, which is a part thereof, so that 1641 Fern Hill Drive (Johns Island) (17.057 acres) (TMS #313-00-00-049) (Council District 5), annexed into the City of Charleston November 25, 2014 (#2014-149), be zoned Single Family Residential (SR-2) classification. (DEFERRED)*
- 5. An ordinance authorizing the Mayor to execute on behalf of the City a Development Agreement with Cuthbert Family Partnership, LP, Long Savannah Partners, LP and Long Savannah Land Company, LLC pertaining to lands located in the West Ashley area of the City comprising approximately 1,220.878 acres and bearing Charleston County tax map number 301-00-00-006. (DEFERRED)*
- 6. An ordinance authorizing the Mayor to execute on behalf of the City a Development*

*Agreement with HPH Properties, LP pertaining to lands located in the West Ashley area of the City comprising approximately 299 acres and bearing Charleston County tax map numbers 301-00-00-033, 301-00-00-042, 301-00-00-043, 301-00-00-054, 301-00-00-057 and 301-00-00-114.(DEFERRED)*

7. *An ordinance to amend Chapter 54 of the Code of the City of Charleston (Zoning Ordinance) by amending the Long Savannah Planned Unit Development by replacing the development standards and regulating plan with revised development standards and regulating plan (Bear Swamp Road - West Ashley, Council Districts 5 and 10, approximately 1,220.94 acres, TMS no. 301-00-00-006 and approximately 204.06 acres, TMS no. 287-00-00-001). (DEFERRED)*
8. *An ordinance to amend Chapter 54 of the Code of the City of Charleston (Zoning Ordinance) by amending the Long Savannah HPH Planned Unit Development by replacing the development standards and regulating plan with revised development standards and regulating plan (West Bridge Road - West Ashley, Council District 10, approximately 299.0 acres, TMS# 301-00-00-043, 301-00-00-042, 301-00-00-033, 301-00-00-057, 301-00-00-054 and 301-00-00-114). (DEFERRED)*
9. *An ordinance to amend the Zoning Ordinance of the City of Charleston by changing the Zone Map, which is a part thereof, so that Clements Ferry Road (Cainhoy) (2.296 acres) (TMS #267-00-00-005) (Council District 1), be rezoned from Conservation (C) classification to Planned Unit Development (PUD) classification. (DEFERRED)*
10. *An ordinance to amend the Zoning Ordinance of the City of Charleston by changing the Zone Map, which is a part thereof, so that Clements Ferry Road (Cainhoy) (30.23 acres) (TMS #267-00-00-004, 010, 050 through 057, 069 and 071) (Council District 1), be zoned Planned Unit Development (PUD) classification. (DEFERRED)*

**M. Miscellaneous Business:**

1. The next regular meeting of City Council will be March 24, 2015 at 5:00 p.m. at City Hall, 80 Broad Street.




17.

*City of Charleston*

*Joseph P. Riley, Jr.*  
*Mayor*

MEMORANDUM

TO: City Council

FROM: Joseph P. Riley, Jr., Mayor 

DATE: March 4, 2015

SUBJECT: Municipal Golf Course Commission Appointment

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I would like to recommend Mr. Billy Wise to fill the vacancy left by Dr. Morey Lipton on the Municipal Golf Course's Golf Commission.

Mr. Wise has been a longtime resident of James Island, and is currently living within the City of Charleston's city limits. He has been an avid golfer at "The Muni" since his childhood, and has been very vocal with his constant support of the golf course and of the City of Charleston.

Mr. Wise should be a good fit for the commission moving forward, and we look forward to working with him upon your approval.



*P.O. Box 652, Charleston, South Carolina 29402*

*843-577-6970 Fax 843-720-3827*

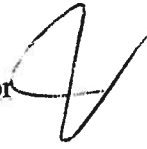


*City of Charleston*

*Joseph P. Riley, Jr.*  
*Mayor*

MEMORANDUM

TO: City Council

FROM: Joseph P. Riley, Jr., Mayor 

DATE: March 4, 2015

SUBJECT: Charleston Museum Board of Trustees Appointments

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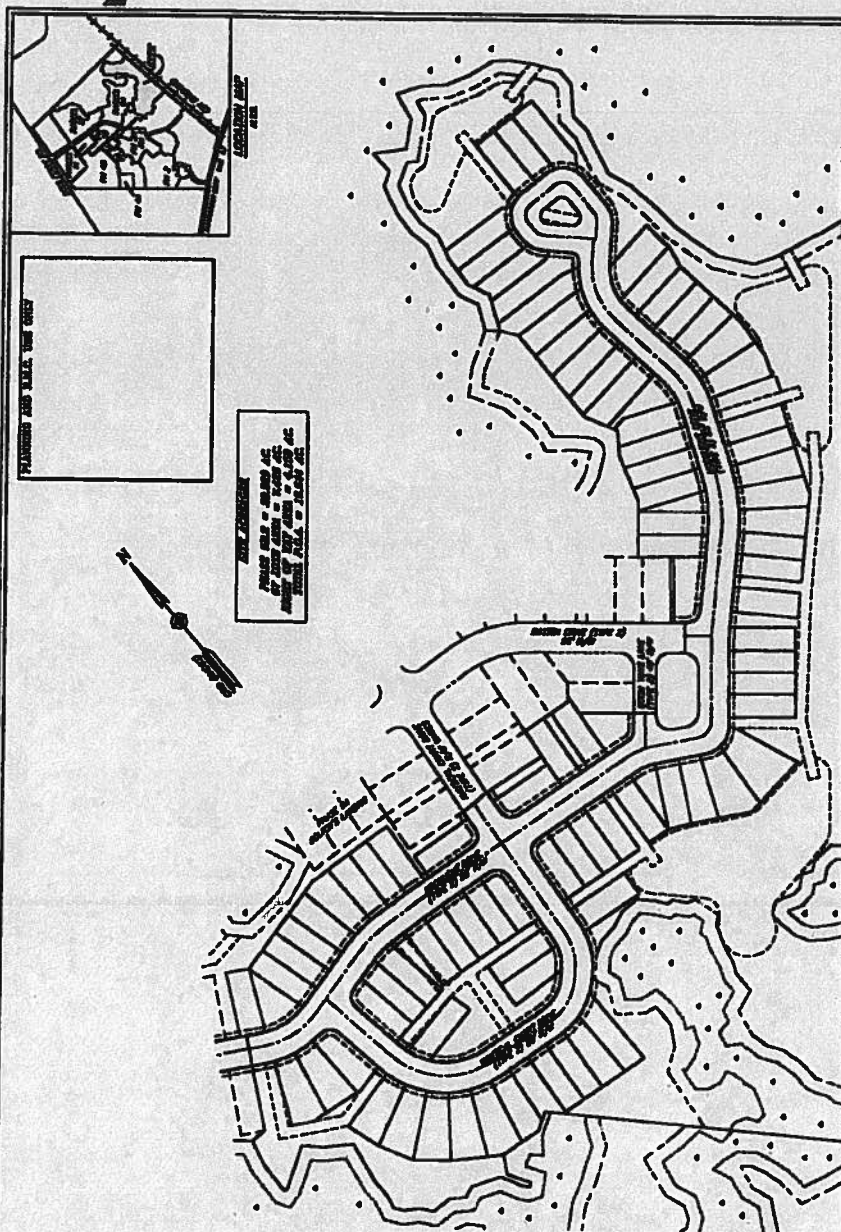
I would like to recommend the appointments of Councilmember Robert Mitchell and Councilmember Kathleen Wilson to the Charleston Museum Board of Trustees. Thank you for your cooperation in this matter.



*P.O. Box 652, Charleston, South Carolina 29402*

*843-577-6970 Fax 843-720-3527*



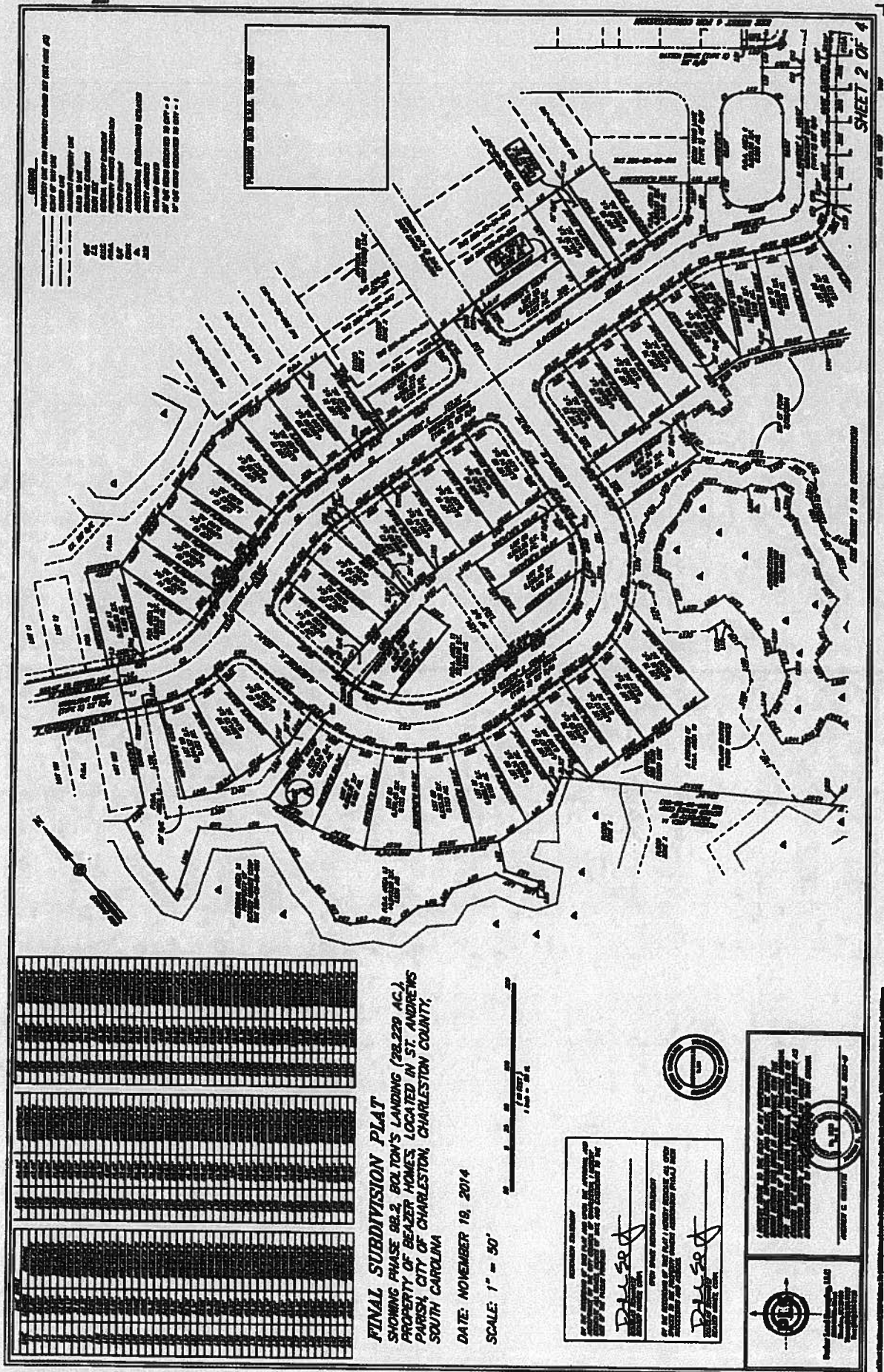
$$J_2(a)$$


**FINAL SUBDIVISION PLAT**  
SHOWING PHASE 38.2, BOLTON'S LANDING (28.228 AC.)  
PROPERTY OF BEAZER HOMES, LOCATED IN ST. ANDREWS  
PARISH, CITY OF CHARLESTON, CHARLESTON COUNTY,  
SOUTH CAROLINA

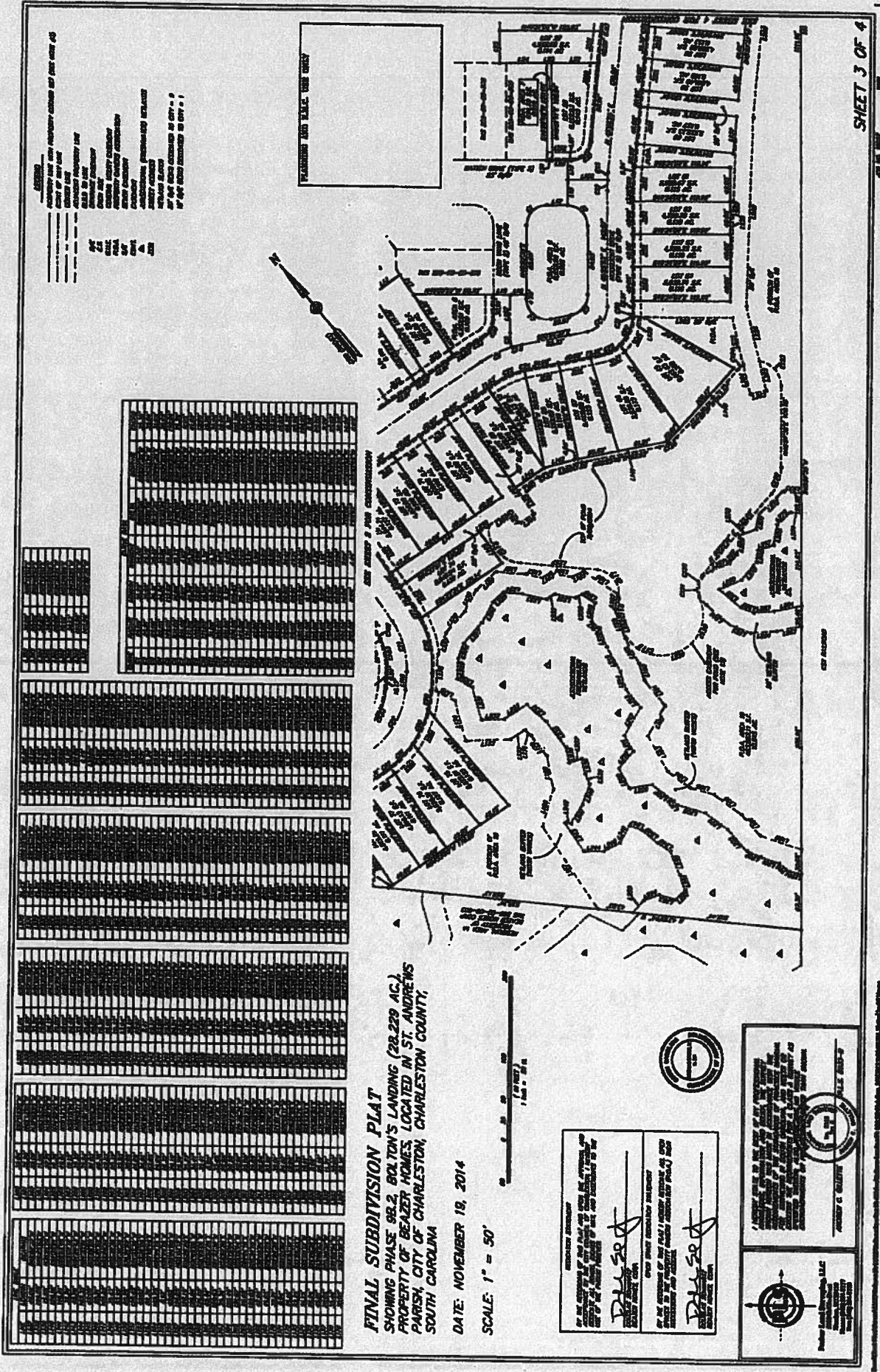
DATE: NOVEMBER 18, 2014

**SCALE: 1" = 100'**

**SHEET 1 OF 4**








LEGEND  
PROPERTY LINES  
EXISTING LOTS  
EXISTING BUILDINGS  
EXISTING ROADS  
EXISTING UTILITIES  
EXISTING FENCES  
EXISTING TREES  
EXISTING SETBACKS  
EXISTING EASEMENTS  
EXISTING RIGHTS-OF-WAY  
EXISTING ADJACENT PROPERTIES  
EXISTING ADJACENT ROADS  
EXISTING ADJACENT UTILITIES  
EXISTING ADJACENT FENCES  
EXISTING ADJACENT TREES  
EXISTING ADJACENT SETBACKS  
EXISTING ADJACENT EASEMENTS  
EXISTING ADJACENT RIGHTS-OF-WAY

**FINAL SUBDIVISION PLAT**  
SHOWING PHASE 9B.2, BOLTON'S LANDING (28.229 AC.)  
PROPERTY OF BEAZER HOMES, LOCATED IN ST. ANDREWS  
PARISH, CITY OF CHARLESTON, CHARLESTON COUNTY,  
SOUTH CAROLINA

DATE: NOVEMBER 19, 2014

SCALE: 1" = 50'

APPROVED FOR RECORDATION BY THE CLERK OF THE COURT OF COMMON PLEAS COUNTY OF CHARLESTON, SOUTH CAROLINA DATE: 11/19/2014 CLERK OF COURT	APPROVED FOR RECORDATION BY THE CLERK OF THE COURT OF COMMON PLEAS COUNTY OF CHARLESTON, SOUTH CAROLINA DATE: 11/19/2014 CLERK OF COURT
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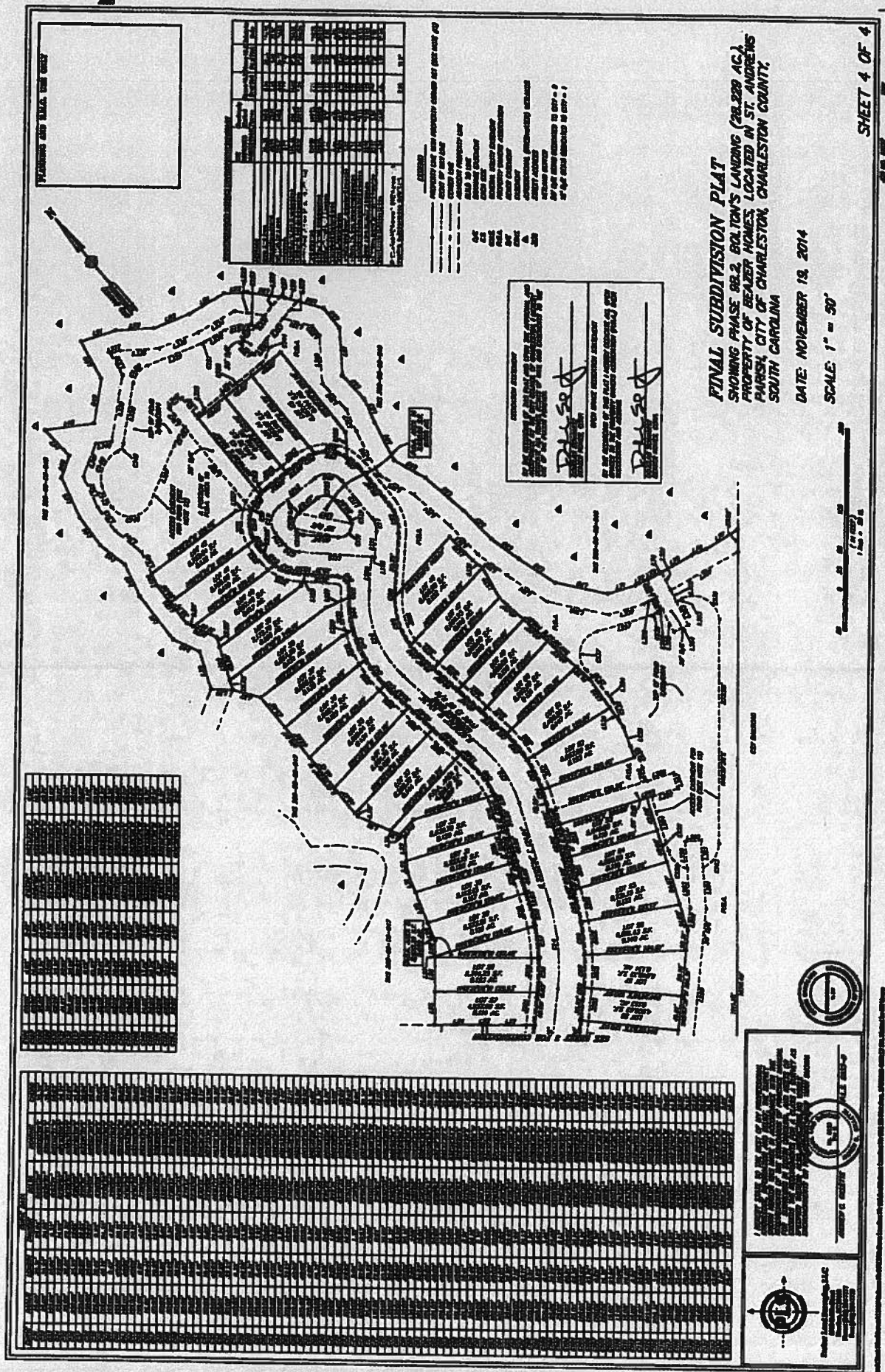
North Arrow



Surveyor's Seal



Professional Engineer's Seal





STATE OF SOUTH CAROLINA )  
COUNTY OF CHARLESTON )  
CITY OF CHARLESTON )

TITLE TO REAL ESTATE

KNOW ALL MEN BY THESE PRESENTS, that BEAZER HOMES CORP.  
("Grantor") in the state aforesaid, for and in consideration of the  
sum of ONE AND 00/100 DOLLAR (\$1.00), being the true consideration to it in hand  
paid at and before the sealing of these presents by the CITY OF CHARLESTON, the  
receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and  
by these presents does grant, bargain, sell and release unto the said CITY OF  
CHARLESTON ("Grantee"), its successors and assigns, forever, the following described  
property which is granted, bargained, sold and released for the use of the public forever:

All the of the property underneath, above, and containing those certain streets,  
roads, drives, and cul-de-sacs situate, lying and being in the City of Charleston, County  
of CHARLESTON, State of South Carolina, located in Bolton's Landing Phase 9B.2  
as shown and designated on a plat entitled  
"FINAL SUBDIVISION PLAT SHOWING PHASE 9B.2, BOLTON'S LANDING  
(28.229 AC.), PROPERTY OF BEAZER HOMES, LOCATED IN ST. ANDREWS\*  
prepared by Parker Land Sur., LLC, dated Nov 19, 2014, revised \_\_\_\_\_,  
and recorded in Plat Book \_\_\_\_\_ at Page \_\_\_\_\_ in the RMC Office for CHARLESTON  
County. Said property butting and bounding, measuring and containing, and having such  
courses and distances as are shown on said plat. Reference being had to the aforesaid  
plat for a full and complete description, being all of the said dimensions, a little more or a  
little less.

This being a portion of the property conveyed to Grantor herein by deed of the  
BAKBAR, LLC dated June 4, 2013 and recorded  
June 5, 2013 in Book 0336 at Page 109 in the RMC Office for  
CHARLESTON County, South Carolina. \*\*

Grantee's Mailing Address:

City of Charleston  
Department of Public Service  
Engineering Division  
75 Calhoun Street  
Third Floor  
Charleston, South Carolina 29401

TOGETHER with all and singular, the rights, members, hereditaments and  
appurtenances to the said premises belonging, or in anywise incident or appertaining.

TO HAVE AND TO HOLD, all and singular, the said premises before mentioned  
unto the CITY OF CHARLESTON, its successors and assigns forever.

\* PARISH, CITY OF CHARLESTON, CHARLESTON COUNTY, SOUTH CAROLINA"

AND we do hereby bind ourselves and our heirs, executors and administrators, to warrant and forever defend, all and singular, the said premises unto the said City of Charleston, heirs and assigns, against us and our heirs, and all persons whomsoever lawfully claiming, or to claim the same or any part thereof.

WITNESS our Hand(s) and Seal(s) this 15<sup>th</sup> day of January 2015.

SIGNED, SEALED AND DELIVERED  
IN THE PRESENCE OF:

Grantor : Beazer Homes Corp.

James Strole  
Witness Number One

Douglas L. Schwartz

James Strole  
Printed Name

Douglas L. Schwartz  
Printed Name  
Its: Division President - Charleston/Savannah

Adam Wark  
Witness Number Two

Adam Wark  
Printed Name

\*\*\*\*

STATE OF SOUTH CAROLINA )  
COUNTY OF CHARLESTON )

PERSONALLY APPEARED before me the undersigned witness and made oath that (s)he saw the within named Beazer Homes Corp., by its duly authorized officer Douglas L. Schwartz, sign, seal and as its act and deed, deliver the within written Deed, and that (s)he with the other witness witnessed the execution thereof.

James Strole

SWORN to before me this 15<sup>th</sup> day of January, 2015

Donna P. Buchanan  
NOTARY PUBLIC FOR SOUTH CAROLINA

MY COMMISSION EXPIRES: 12-29-16



STATE OF SOUTH CAROLINA )

COUNTY OF CHARLESTON ) AFFIDAVIT FOR TAXABLE OR EXEMPT TRANSFERS

PERSONALLY appeared before me the undersigned, who being duly sworn, deposes and says:

1. I have read the information on this affidavit and I understand such information.
2. The property was transferred by BEAZER HOMES CORP.  
to THE CITY OF CHARLESTON on 1-15-2015.
3. Check one of the following: The deed is
  - (A) \_\_\_\_\_ subject to the deed recording fee as a transfer for consideration paid or to be paid in money or money's worth.
  - (B) \_\_\_\_\_ subject to the deed recording fee as a transfer between a corporation, a partnership, or other entity and a stockholder, partner, or owner of the entity, or is a transfer to a trust or as distribution to a trust beneficiary.
  - (C) ☒ exempt from the deed recording fee because (See Information section of affidavit): Exempt. # 2: Trans. to Municipality (explanation required)  
(If exempt, please skip items 4-7, and go to item 8 of this affidavit.)

If exempt under exemption #14 as described in the Information section of this affidavit, did the agent and principal relationship exist at the time of the original sale and was the purpose of this relationship to purchase the realty?

Check Yes \_\_\_\_\_ or No \_\_\_\_\_

4. Check one of the following if either item 3(a) or item 3(b) above has been checked. (See Information section of this affidavit):
  - (A) \_\_\_\_\_ The fee is computed on the consideration paid or to be paid in money or money's worth in the amount of \_\_\_\_\_
  - (B) \_\_\_\_\_ The fee is computed on the fair market value of the realty which is \_\_\_\_\_
  - (C) \_\_\_\_\_ The fee is computed on the fair market value of the realty as established for property tax purposes which is \_\_\_\_\_
5. Check YES \_\_\_ or NO \_\_\_ to the following: A lien or encumbrance existed on the land, tenement, or realty before the transfer and remained on the land, tenement, or realty after the transfer. If "YES," the amount of the outstanding balance of this lien or encumbrance is \_\_\_\_\_
6. The deed recording fee is computed as follows:
  - (A) Place the amount listed in item 4 above here: \_\_\_\_\_
  - (B) Place the amount listed in item 5 above here: \_\_\_\_\_  
(If no amount is listed, place zero here.)
  - (C) Subtract Line 6(b) from Line 6(a) and place the result here: \_\_\_\_\_

7. The deed recording fee is based on the amount listed on Line 6(c) above and the deed recording fee due is \_\_\_\_\_.
8. As required by Code Section '12-24-70, I state that I am a responsible person who was connected with the transaction as Grantor\_\_\_\_\_.
9. I understand that a person required to furnish this affidavit who willfully furnishes a false or fraudulent affidavit is guilty of a misdemeanor and, upon conviction, must be fined not more than one thousand dollars or imprisoned not more than one year, or both.

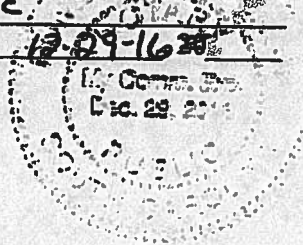
Beazer Homes Corp.

D. Schwartz

Responsible Person Connected with the Transaction

Douglas L. Schwartz, Div. President - Charleston/Savannah  
Print or Type Name Here

Sworn this 15<sup>th</sup> day of January, 2015  
Donna P. Audubon  
Notary Public for SC  
My Commission Expires: 12-29-16





STATE OF SOUTH CAROLINA	)	<b>EXCLUSIVE STORM</b>
	)	<b>WATER DRAINAGE</b>
	)	<b>EASEMENTS</b>
COUNTY OF CHARLESTON	)	<b>CITY OF CHARLESTON</b>

This Agreement is made and entered into this 15<sup>th</sup> day of January 2015, by and between the City of Charleston, a Municipal Corporation organized and existing pursuant to the laws of the State of South Carolina (herein the "City"), and Beazer Homes Corp., a Tennessee corporation (herein the "Owner").

WHEREAS, THE CITY OF CHARLESTON, is desirous of maintaining a storm water drainage ditch and appurtenances ("Storm Water System") across a portion of Bolton's\* designated by Charleston County tax map number 286-00-00-048\*\* and to accomplish this objective, the City must obtain certain four easements from the Owner permitting the maintenance of the Storm Water System through a portion of the Owner's property as hereinafter described; and

WHEREAS, the undersigned Owner of the property is desirous of cooperating with the City and is minded to grant unto it four exclusive storm water drainage easements in and to the property necessary therefor.

NOW, THEREFORE, in consideration of the foregoing and the benefits to be derived by the drainage improvements to the property, the Owner has granted, bargained, sold, released and conveyed by these present and does grant, bargain, sell, release and convey unto the City **9NEW EXCLUSIVE 20-FOOT WIDE PERMANENT STORM DRAINAGE EASEMENTS CONTAINING n/a ACRE(S) OR n/a SQ. FT.** more fully shown on a plat entitled

**"FINAL SUBDIVISION PLAT SHOWING PHASE 9B.2, BOLTON'S LANDING (28.229 AC.), PROPERTY OF BEAZER HOMES, LOCATED IN ST. ANDREWS PARISH, CITY OF CHARLESTON, CHARLESTON COUNTY, SOUTH CAROLINA"**

prepared by Parker Land Surveying, LLC, dated Nov 19, 2014, executed by A. Gillette, on \_\_\_\_\_, and recorded in Plat Book \_\_\_\_\_ at page \_\_\_\_\_ in the R. M. C. Office for Charleston County, South Carolina (herein the "Plat"). A copy of said plat is attached heretofore and incorporated herein.

SAID EXCLUSIVE STORM DRAINAGE EASEMENT having such size, shape, location, and butting, and bounding as shown on said Plat, reference to which is hereby made for a more complete description.

The City shall at all times have the right of ingress and egress to the land affected by the said Exclusive 20-Foot Wide Permanent Stormwater Drainage Easement for purposes of periodic inspection, maintenance, repair and replacement of the Stormwater System. This Exclusive 20-Foot Wide Permanent Stormwater Drainage Easement shall be commercial in nature and shall run with the land.

The City has no obligation to repair, replace or to compensate the Owners for trees, plants, grass, shrubs or other elements damaged or destroyed within the confines of the Exclusive 20-Foot Wide Permanent Stormwater Drainage Easements during the conduct of its allowable activities as described above.

TO HAVE AND TO HOLD, all and singular, the said before mentioned unto the said CITY OF CHARLESTON, its successors and assigns, against us and our heirs and assigns, and all persons whomsoever lawfully claiming or to claim the same or any part thereof.

IN WITNESS WHEREOF, the parties have set the Hands and Seals the day and year above written.

James Strole  
Witness #1

William W. W.  
Witness #2

OWNER

Name: Beazer Homes Corp.

By: [Signature]

Name: Douglas L. Schwartz

Its: Division President - Charleston/

Savannah

Date: January 15<sup>th</sup>, 2015

WITNESSES:

CITY OF CHARLESTON

\_\_\_\_\_  
Witness #1

\_\_\_\_\_  
Witness #2

\_\_\_\_\_  
By: Laura S. Cabiness, P.E.

Its: Director of Public Service

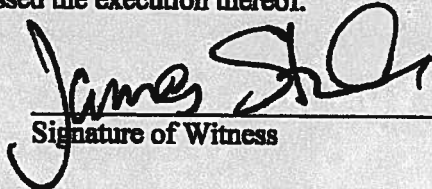
Date: January , 2015




STATE OF SOUTH CAROLINA )  
 )  
COUNTY OF CHARLESTON )

**PROBATE**

PERSONALLY appeared before me the above named witness, who, on oath, says that (s)he saw the within named Douglas L. Schwartz, Division President - Charleston/Savannah sign, on behalf of Beazer Homes Corp., a Tennessee corporation, the within Exclusive Permanent Stormwater Drainage Easements, and seal said Exclusive Permanent Stormwater Drainage Easements, and as its act and deed, deliver the same, and that (s)he with the other witness named, witnessed the execution thereof.

  
\_\_\_\_\_  
Signature of Witness

SWORN to before me this  
15<sup>th</sup> day of January, 20 15.

  
\_\_\_\_\_  
Notary Public for South Carolina  
My Commission Expires: 12-29-16



STATE OF SOUTH CAROLINA )  
 )  
COUNTY OF CHARLESTON )

**PROBATE**

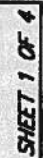
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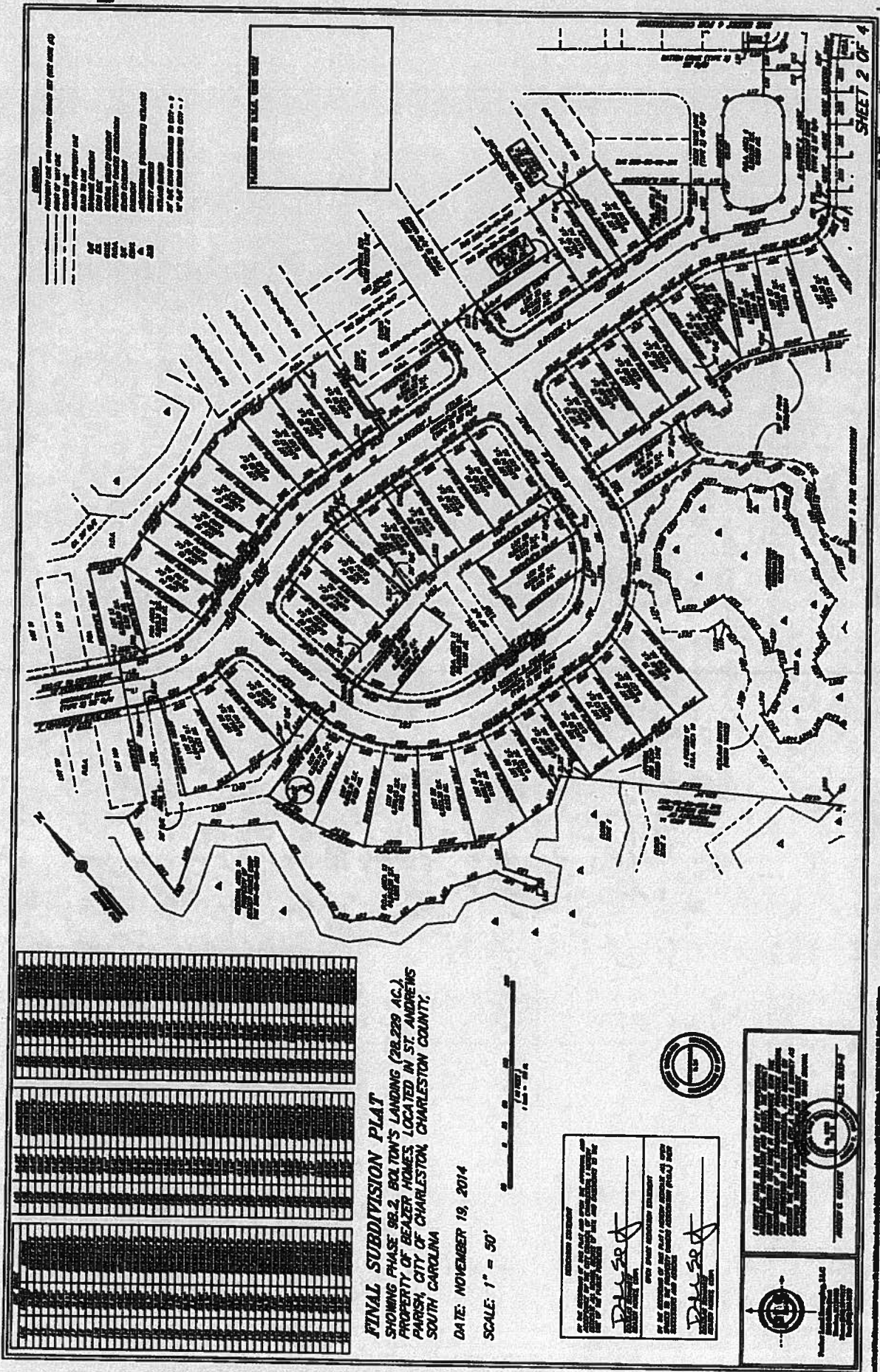
\_\_\_\_\_  
Signature of Witness

SWORN to before me this  
\_\_\_\_\_ day of \_\_\_\_\_ January, 20 15.

\_\_\_\_\_  
Notary Public for South Carolina  
My Commission Expires: \_\_\_\_\_









**ਬਾਗੀਚੇ ਵਿਖੇ**

**STUDY THE 27th CUP CONSTITUTION**

**FINAL SUBDIVISION PLAT**

SHOWING PHASE 9B.2, BOLTON'S LANDING (28.229 AC.)  
PROPERTY OF BEAZER HOMES, LOCATED IN ST. ANDREWS  
PARISH, CITY OF CHARLESTON, CHARLESTON COUNTY,  
SOUTH CAROLINA

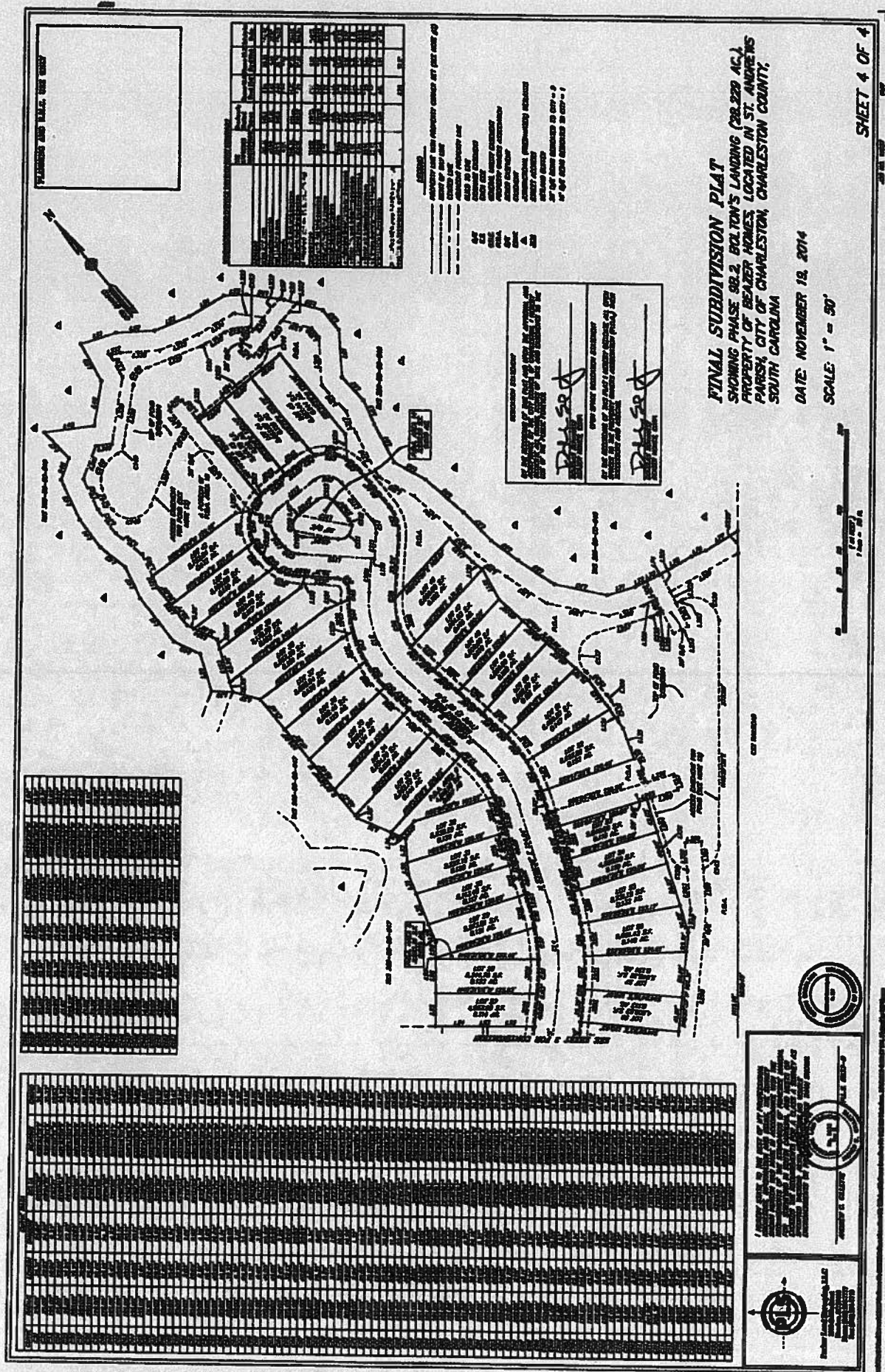
**DATE: NOVEMBER 19, 2014**

SCALE: 1" = 50'

[illegible][illegible]

**SHEET 3 OF 4**

11





STATE OF SOUTH CAROLINA	)	EXCLUSIVE STORM
	)	WATER DRAINAGE
	)	EASEMENTS
COUNTY OF CHARLESTON	)	CITY OF CHARLESTON

This Agreement is made and entered into this 15<sup>th</sup> day of January 2015, by and between the City of Charleston, a Municipal Corporation organized and existing pursuant to the laws of the State of South Carolina (herein the "City"), and Beazer Homes Corp., a Tennessee corporation (herein the "Owner").

WHEREAS, THE CITY OF CHARLESTON, is desirous of maintaining a storm water drainage ditch and appurtenances ("Storm Water System") across a portion of Bolton's\* designated by Charleston County tax map number 286-00-00-048\*\* and to accomplish this objective, the City must obtain certain four easements from the Owner permitting the maintenance of the Storm Water System through a portion of the Owner's property as hereinafter described; and

WHEREAS, the undersigned Owner of the property is desirous of cooperating with the City and is minded to grant unto it four exclusive storm water drainage easements in and to the property necessary therefor.

NOW, THEREFORE, in consideration of the foregoing and the benefits to be derived by the drainage improvements to the property, the Owner has granted, bargained, sold, released and conveyed by these present and does grant, bargain, sell, release and convey unto the City 1 NEW EXCLUSIVE 16-FOOT WIDE PERMANENT STORM DRAINAGE EASEMENTS CONTAINING n/a ACRE(S) OR n/a SQ. FT. more fully shown on a plat entitled

"FINAL SUBDIVISION PLAT SHOWING PHASE 9B.2, BOLTON'S LANDING (28.229 AC.), PROPERTY OF BEAZER HOMES, LOCATED IN ST. ANDREWS PARISH, CITY OF CHARLESTON, CHARLESTON COUNTY, SOUTH CAROLINA"

prepared by Parker Land Surveying, LLC, dated Nov 19, 2014, executed by A. Gillette, on 11-19-2014, and recorded in Plat Book      at page      in the R. M. C. Office for Charleston County, South Carolina (herein the "Plat"). A copy of said plat is attached heretofore and incorporated herein.

SAID EXCLUSIVE STORM DRAINAGE EASEMENT having such size, shape, location, and butting, and bounding as shown on said Plat, reference to which is hereby made for a more complete description.

The City shall at all times have the right of ingress and egress to the land affected by the said Exclusive 16-Foot Wide Permanent Stormwater Drainage Easement for purposes of periodic inspection, maintenance, repair and replacement of the Stormwater System. This Exclusive 16-Foot Wide Permanent Stormwater Drainage Easement shall be commercial in nature and shall run with the land.

The City has no obligation to repair, replace or to compensate the Owners for trees, plants, grass, shrubs or other elements damaged or destroyed within the confines of the Exclusive 16-Foot Wide Permanent Stormwater Drainage Easements during the conduct of its allowable activities as described above.

TO HAVE AND TO HOLD, all and singular, the said before mentioned unto the said CITY OF CHARLESTON, its successors and assigns, against us and our heirs and assigns, and all persons whomsoever lawfully claiming or to claim the same or any part thereof.

IN WITNESS WHEREOF, the parties have set the Hands and Seals the day and year above written.

James Strole  
Witness #1

ADAM WALK  
Witness #2

OWNER

Name: Beazer Homes Corp.

By: [Signature]

Name: Douglas L. Schwartz

Its: Division President - Charleston/

Savannah

Date: January 15<sup>th</sup>, 2015

WITNESSES:

CITY OF CHARLESTON

\_\_\_\_\_  
Witness #1

\_\_\_\_\_  
Witness #2

\_\_\_\_\_  
By: Laura S. Cabiness, P.E.

Its: Director of Public Service

Date: January, 2015




STATE OF SOUTH CAROLINA )  
 )  
COUNTY OF CHARLESTON )

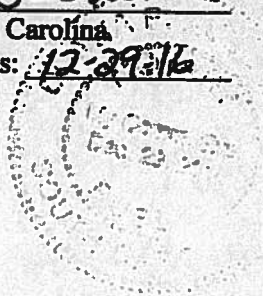
**PROBATE**

PERSONALLY appeared before me the above named witness, who, on oath, says that (s)he saw the within named Douglas L. Schwartz, Division President - Charleston/Savannah sign, on behalf of Beazer Homes Corp., a Tennessee corporation, the within Exclusive Permanent Stormwater Drainage Easements, and seal said Exclusive Permanent Stormwater Drainage Easements, and as its act and deed, deliver the same, and that (s)he with the other witness named, witnessed the execution thereof.

  
\_\_\_\_\_  
Signature of Witness

SWORN to before me this  
15<sup>th</sup> day of January, 20 15.

  
\_\_\_\_\_  
Notary Public for South Carolina  
My Commission Expires: 12-29-16



STATE OF SOUTH CAROLINA )  
 )  
COUNTY OF CHARLESTON )

**PROBATE**

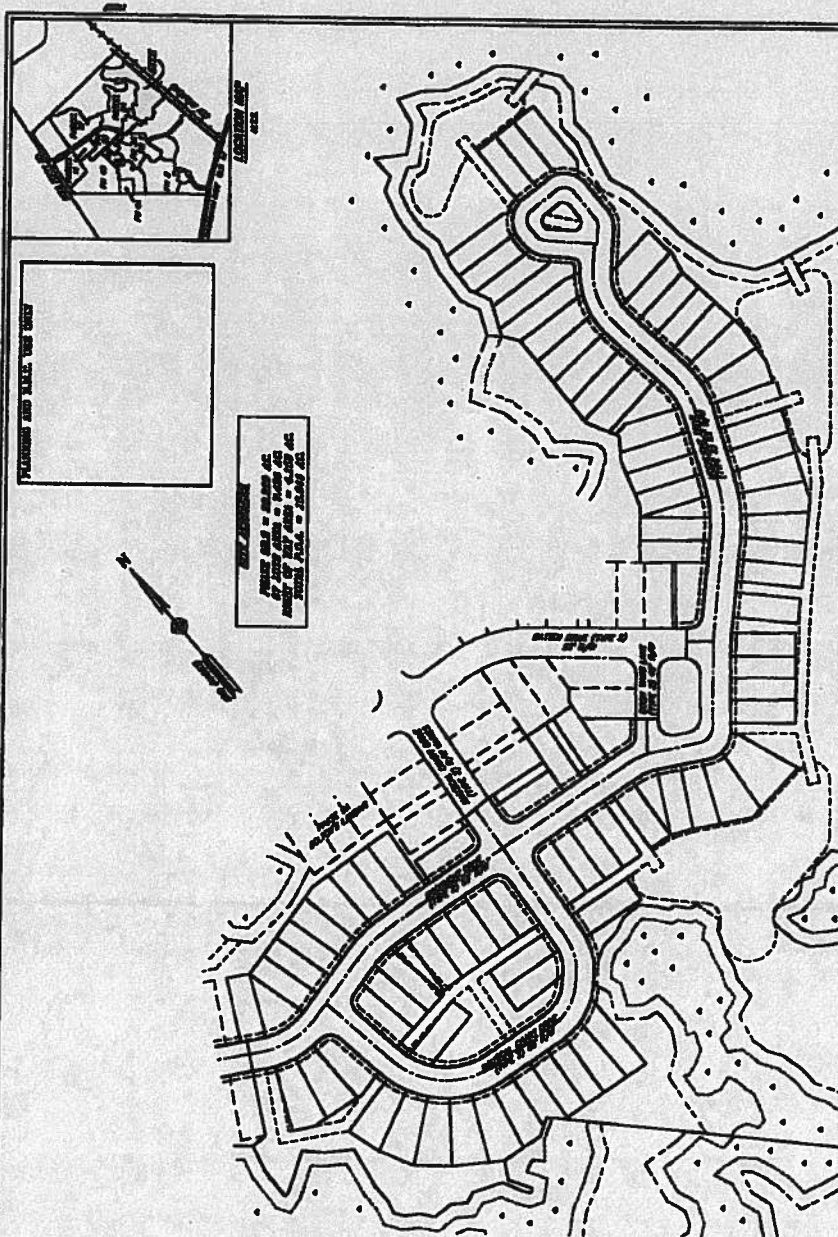
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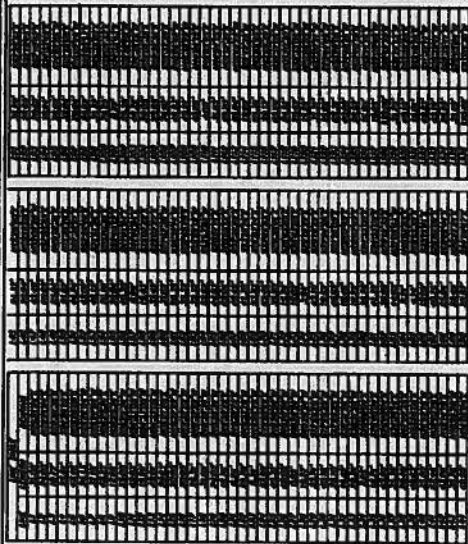
\_\_\_\_\_  
Signature of Witness

SWORN to before me this  
\_\_\_\_\_ day of January, 20 15.

\_\_\_\_\_  
Notary Public for South Carolina  
My Commission Expires: \_\_\_\_\_



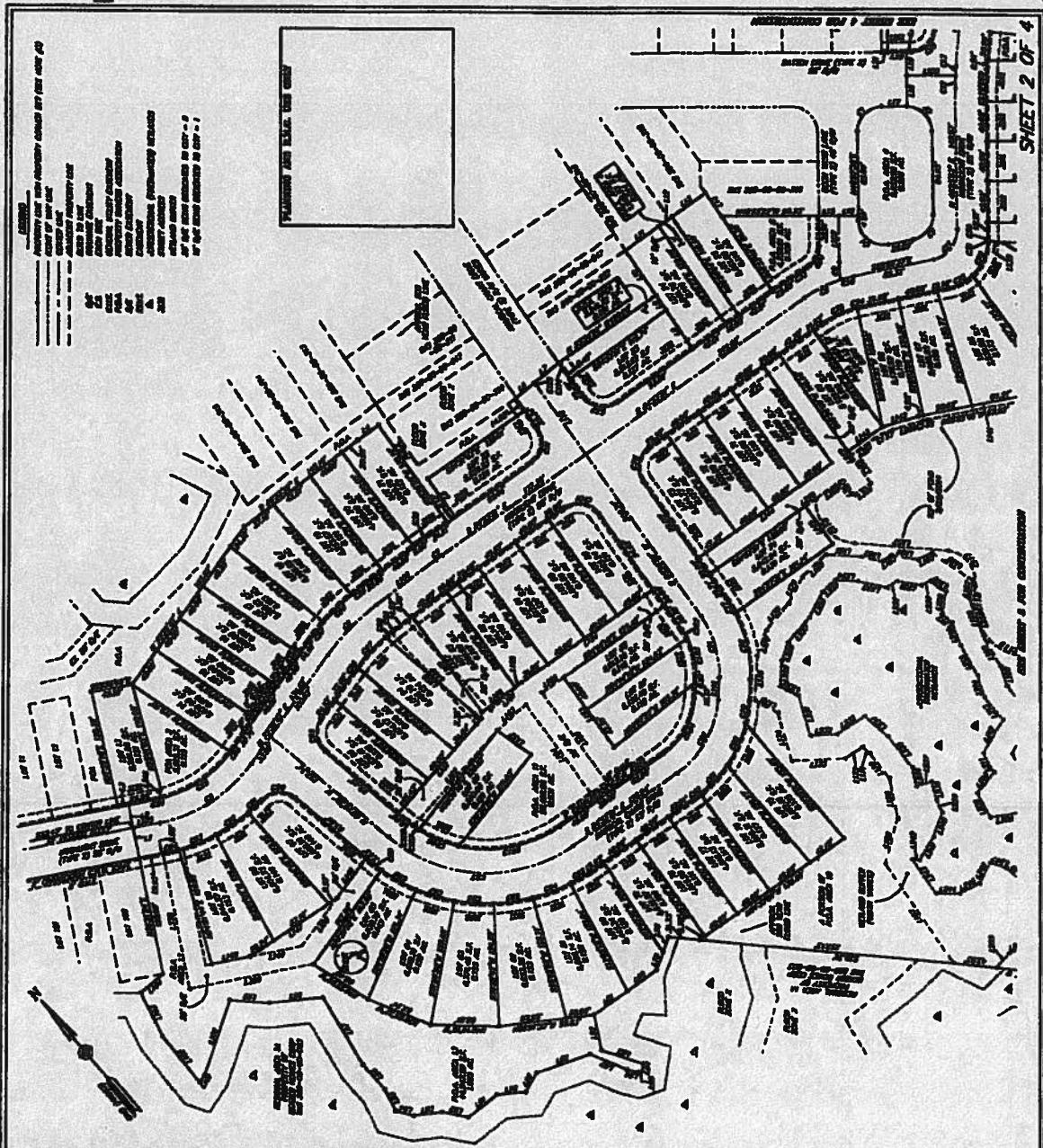
[illegible]

**FINAL SUBDIVISION PLAT**

SHOWING PHASE 98.2, BOLTON'S LANDING (28.229 AC.),  
PROPERTY OF BEAZER HOMES, LOCATED IN ST. ANDREWS  
PARISH, CITY OF CHARLESTON, CHARLESTON COUNTY,  
SOUTH CAROLINA

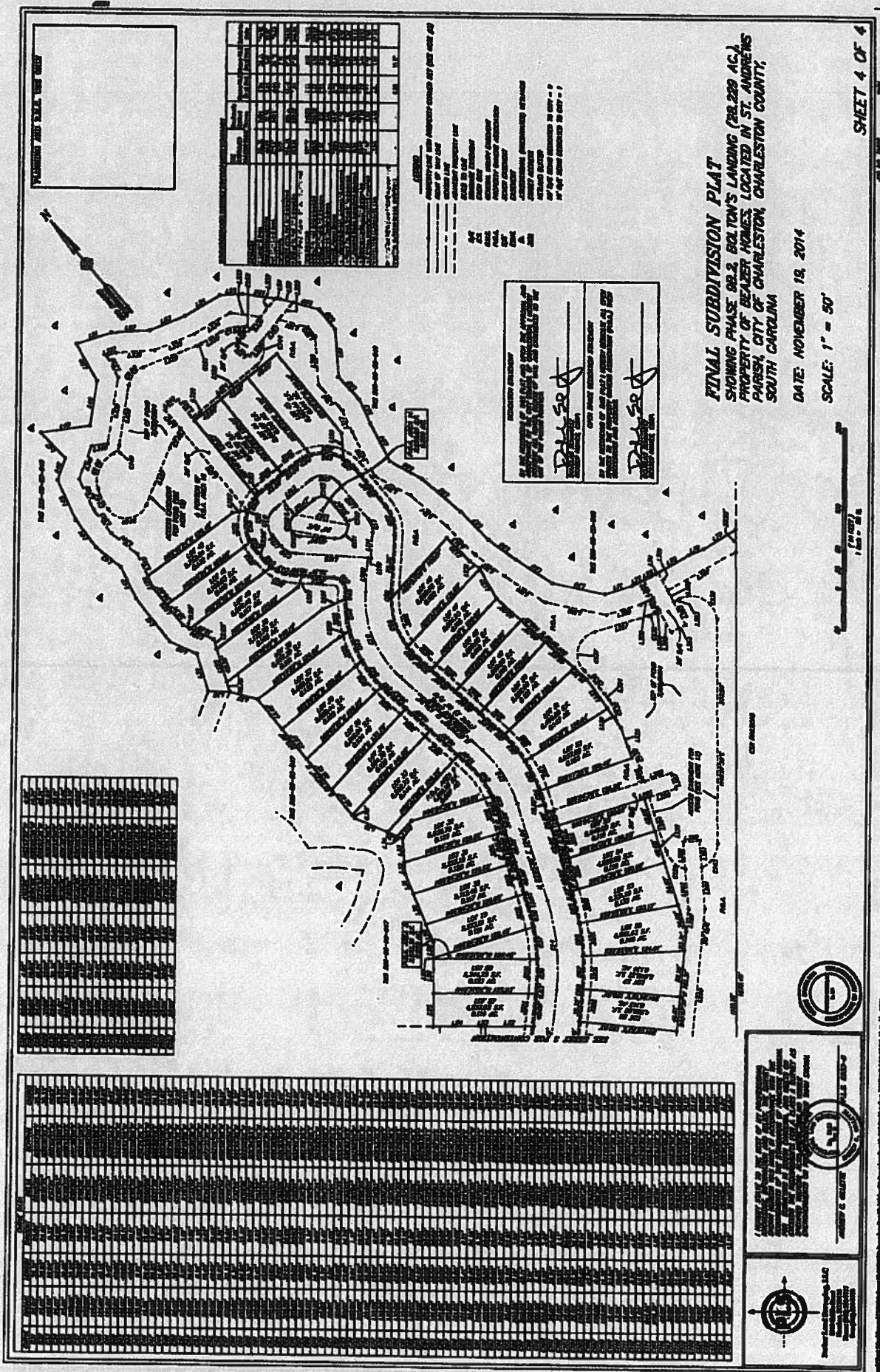
**DATE: NOVEMBER 19, 2014**

SCALE: 1" = 50'

[illegible][illegible]



# 1





**INFRASTRUCTURE SURVEY – ROADWAYS**  
City of Charleston, South Carolina

**PROJECT NAME:** Bolton's Landing Phase 9B

ROADWAY IDENTIFICATION AND LIMITS	
NAME OF STREET ON FINAL PLAT	Nautical Chart Drive
SECTION OF STREET BEGINS AT	15+52.95
SECTION OF STREET ENDS AT	25+07.32
SUBDIVISION NAME & PHASE (if applicable):	Bolton's Landing Phase 9B.2

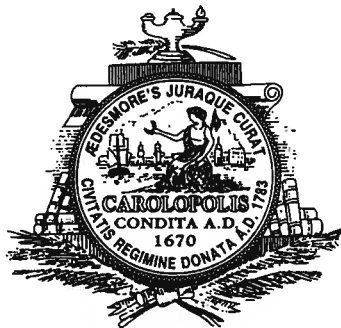
**CHECK ONE:**

<input checked="" type="checkbox"/> RESIDENTIAL	<input type="checkbox"/> COMMERCIAL	<input type="checkbox"/> LIGHT INDUSTRIAL	<input type="checkbox"/> HEAVY INDUSTRIAL
---	-------------------------------------	---	---

<b>ROADWAY</b>	
WEARING SURFACE	Asphalt
ROADWAY TOTAL LENGTH	954.37'
AVERAGE PAVEMENT WIDTH	26.50'
RIGHT-OF-WAY WIDTH	55'
PAVEMENT SECTION: (Materials, SCDOT designation and thickness)	
- Surface Course	Hot Mix Asphalt (Type C), Section 403, 2"
- Binder Course	N/A
- Base Course	Graded Aggregate, Section 305, 8"
- Subgrade	Subsoil/Structural Fill, Section 208
UNDERDRAINS (right, left or both)	100% Both Sides
<b>SIDEWALK</b>	
MATERIAL	Concrete
WIDTH	5'
LENGTH	822' Rt + 947' Lt = Total 1769'
SIDE OF THE STREET (right, left or both)	Both Sides
<b>CURB, CURB AND GUTTER</b>	
6" CONCRETE VERTICAL CURB	N/A
6" GRANITE CURB	N/A
OTHER CURB (describe)	N/A
18" CONCRETE ROLL CURB AND GUTTER	N/A
24" CONCRETE ROLL CURB AND GUTTER	N/A
18" CONCRETE VERTICAL CURB & GUTTER	N/A
24" CONCRETE VERTICAL CURB & GUTTER	866' Rt + 941' Lt = Total 1807'
VALLEY GUTTER	N/A

**COST DATA, ROADWAY:**

RIGHT-OF-WAY COSTS (cost of land only)	\$ 66,939
CONSTRUCTION COSTS (roadway construction only)	\$
PAID BY	Beazer Homes
GL ACCOUNT NO. (City use only)	#



Ratification  
Number \_\_\_\_\_

# AN ORDINANCE

TO AMEND THE ZONING ORDINANCE OF THE CITY OF CHARLESTON BY CHANGING THE ZONE MAP, WHICH IS A PART THEREOF, SO THAT PROPERTY ON RIVER ROAD (JOHNS ISLAND) (APPROXIMATELY 26.86 TOTAL ACRES) (TMS #312-00-00-208 AND APPROXIMATELY 22.73 ACRES OF 312-00-00-064) (COUNCIL DISTRICT 5), BE REZONED FROM CONSERVATION (C) CLASSIFICATION TO RURAL RESIDENTIAL (RR-1) CLASSIFICATION.

BE IT ORDAINED BY THE MAYOR AND COUNCILMEMBERS OF CHARLESTON, IN CITY COUNCIL ASSEMBLED:

Section 1. That the Zoning Ordinance of the City of Charleston be, and the same hereby is amended, by changing the zone map thereof so as to rezone the property described in Section 2 hereof by changing the zoning designation from Conservation (C) classification to Rural Residential (RR-1) classification.

Section 2. The property to be rezoned is described as follows:

River Road (Johns Island) (approximately 26.86 acres) (TMS #312-00-00-208 and approximately 22.73 acres of 312-00-00-064) as shown on the attached map.

Section 3. This ordinance shall become effective upon ratification.

Ratified in City Council this \_\_\_\_\_ day of \_\_\_\_\_  
in the Year of Our Lord 2015,  
in the 239<sup>th</sup> Year of Independence of the United States  
of America.

By:

\_\_\_\_\_  
Joseph P. Riley, Jr.  
Mayor, City of Charleston

Attest:

\_\_\_\_\_  
Vanessa Turner Maybank  
Clerk of Council

## Rezoning

River Rd (Johns Island)

TMS# 3120000208 and a portion of 3120000064

Approx. 26.86 ac.

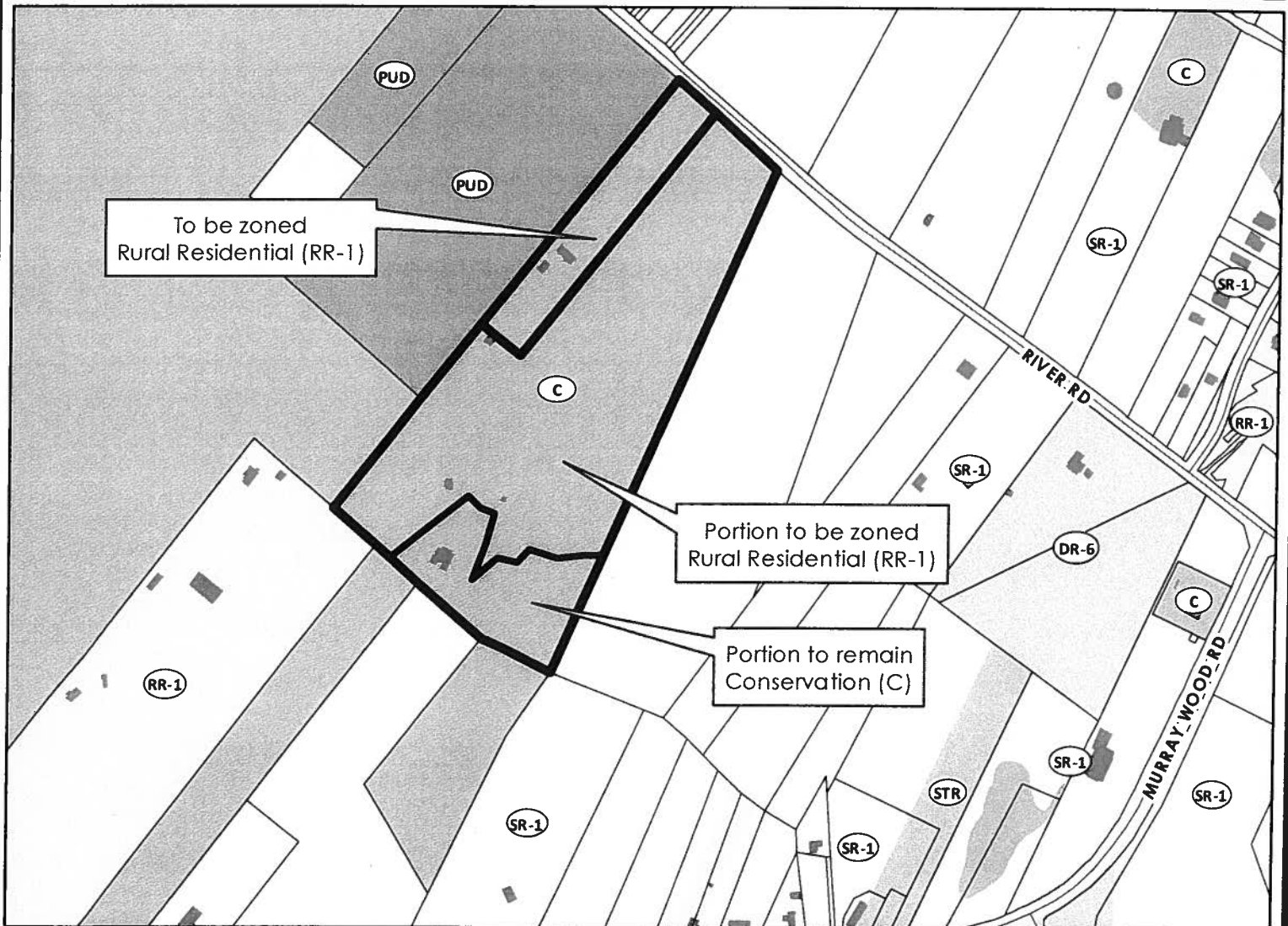
Request rezoning from Conservation (C)  
to Rural Residential (RR-1).

Owner: Todd Constance  
& Hazel Goldberg

Area



Location



L2



Ratification  
Number \_\_\_\_\_

# AN ORDINANCE

TO AMEND THE ZONING ORDINANCE OF THE CITY OF CHARLESTON BY CHANGING THE ZONE MAP, WHICH IS A PART THEREOF, SO THAT PROPERTY ON RIVER ROAD (JOHNS ISLAND) (TOTAL OF 19.14 ACRES) (TMS #312-00-00-065) (COUNCIL DISTRICT 5), BE ZONED SINGLE FAMILY RESIDENTIAL (SR-1) CLASSIFICATION (11.94 ACRES) AND CONSERVATION (C) CLASSIFICATION (7.20 ACRES).

BE IT ORDAINED BY THE MAYOR AND COUNCILMEMBERS OF CHARLESTON, IN CITY COUNCIL ASSEMBLED:

Section 1. That the Zoning Ordinance of the City of Charleston be, and the same hereby is amended, by changing the zone map thereof so that the below described property shall become a part thereof.

River Road (Johns Island) (19.14 acres) (TMS #312-00-00-065)

Section 2. That 11.94 acres of said parcel of land described above shall be zoned Single Family Residential (SR-1) classification and 7.20 acres shall be zoned Conservation (C) classification as shown on the attached map.

Section 3. This ordinance shall become effective upon ratification.

Ratified in City Council this \_\_\_\_\_ day of \_\_\_\_\_  
in the Year of Our Lord,  
2015, in the 239<sup>th</sup> Year of Independence of the  
United States of America.

By:

\_\_\_\_\_  
Joseph P. Riley, Jr.  
Mayor, City of Charleston

Attest:

\_\_\_\_\_  
Vanessa Turner Maybank  
Clerk of Council



## Zoning

River Rd (Johns Island)

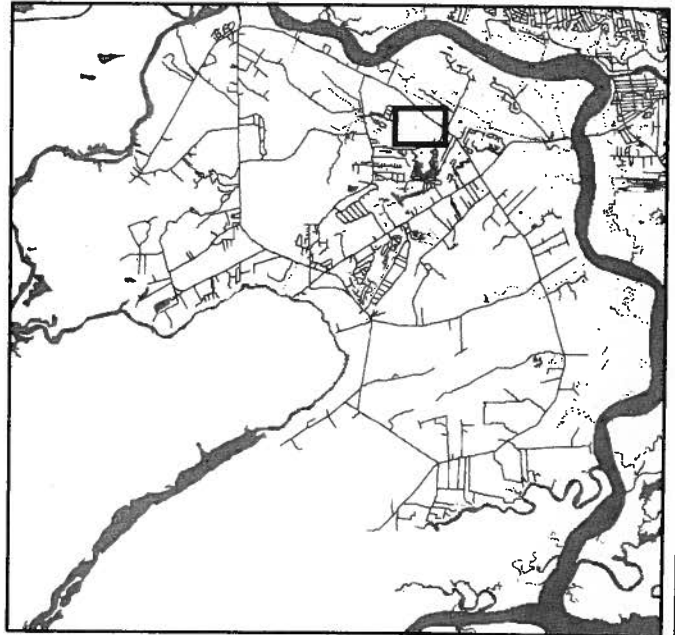
TMS# 3120000065

19.14 Total ac.

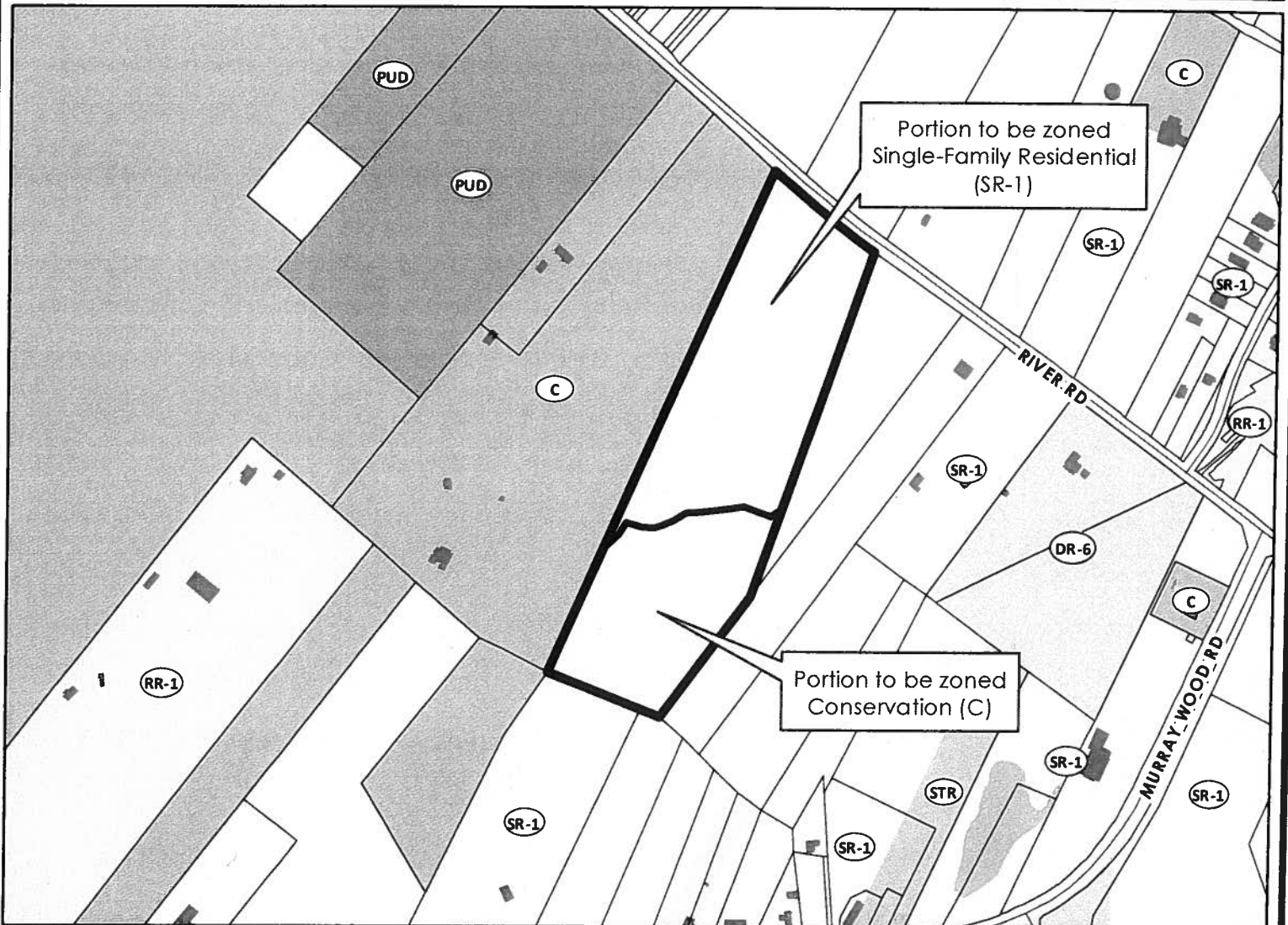
Request zoning of Single-Family Residential (SR-1) on  
11.94 ac. and Conservation (C) on 7.20 ac.  
Zoned Single-Family Residential (R-4)  
in Charleston County.

Owner: LMC, LLC

Area



Location





Ratification  
Number \_\_\_\_\_

# AN ORDINANCE

TO AMEND THE CODE OF THE CITY OF CHARLESTON, SOUTH CAROLINA, CHAPTER 5, SECTION 19 TO DEFINE THE TERM VICIOUS ANIMAL.

BE IT ORDAINED BY THE MAYOR AND COUNCILMEMBERS IN CITY COUNCIL ASSEMBLED:

**Section 1.** Chapter 5, Section 19 of the Code of the City of Charleston is hereby amended by adding thereto the following underlined phrases, which shall read as follows:

"Sec. 5-19. - Vicious animals.

It shall be unlawful for any person to own, keep, have charge of, shelter, feed, harbor or take care of any vicious animal within the city limits. For the purposes of this section the term vicious animal shall mean any animal that, according to the records of animal control authority or the municipal court,

- (i) has killed a human being;
- (ii) has inflicted injury on a human being that requires medical treatment;
- (iii) has killed a domestic animal without provocation; or,
- (iv) has been previously determined to be a vicious animal by the animal control authority, and the owner has received notice from animal control authority or an animal control officer of such determination; and the animal has inflicted an injury on a human being that does not require medical treatment, injures a domestic animal, or threatens the safety of humans or domestic animals.

**Section 2.** This Ordinance shall become effective upon ratification.

Ratified in City Council this \_\_\_\_\_ day of \_\_\_\_\_ in  
the Year of Our Lord, 2015, in the 239<sup>th</sup> Year of  
Independence of the United States of America.

By:

\_\_\_\_\_  
Joseph P. Riley, Jr.  
Mayor, City of Charleston

ATTEST:

\_\_\_\_\_  
Vanessa Turner Maybank  
Clerk of Council